



METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY

Metropolitan Historic Zoning Commission
Sunnyside in Sevier Park
3000 Granny White Pike
Nashville, Tennessee 37204
Telephone: (615) 862-7970
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STAFF RECOMMENDATION

**709 Monroe Street
December 16, 2009**

Application: Demolition of non-contributing structure
District: Germantown Historic Preservation District
Council District: 19
Map and Parcel Number: 082-09-0-253.00
Applicant: Leonard Amdur and Karl Peters
Project Lead: Robin Zeigler, robin.zeigler@nashville.gov

<p>Description of Project: Applicant proposes to demolish a non-contributing structure in the Germantown Historic Preservation District.</p> <p>Recommendation Summary: Staff finds that demolition meets design guideline section 7.0 for demolition in the Germantown Historic Preservation District and recommends approval without the need for documentation.</p>	<p>Attachments A: Photographs</p>
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Vicinity Map:



Aerial Map:



Background: 709 Monroe Street is a one-story concrete block building constructed c.1930 and listed as a non-contributing structure of the Germantown Historic Preservation District.

Applicable Design Guidelines:

7.0 Demolition

7.2.2 Demolition is appropriate if a building or a major portion of a building does not contribute to the historical or architectural character and importance of the district.

7.2.5 Where demolition has been allowed, MHZC may require historic structures to be documented through photographs, a site plan and floor plans, and those significant components of a building are salvaged.

Analysis and Findings: The Germantown Historic Preservation District is slightly larger than the Germantown National Register District and 709 Monroe Street is located just outside the boundary of the National Register District. The building was constructed c.1930, which is outside of the period of significance for the Germantown Historic Preservation District (1850-1924) and the building was determined to be non-contributing at the time the district was formed. Since that time there has been no new information or alterations to the building that would change its contributing status.

Staff finds that demolition meets the design guidelines for the Germantown Historic Preservation District and recommends approval without the need for documentation.

